



MT79934-TM

After recording return to:

Peachy P. Thomas

32227 Rivers Drive

Chiloquin, OR 97624

Until a change is requested all
tax statements shall be sent to
The following address:

Peachy P. Thomas

32227 Rivers Drive

Chiloquin, OR 97624

Escrow No. MT79934-TM

Title No. 0079934

SWD

THIS SPACE RESE

2007-012839

Klamath County, Oregon



07/19/2007 02:05:17 PM

Fee: \$21.00

STATUTORY WARRANTY DEED

Mary E. Nork, Grantor(s) hereby convey and warrant to **Peachy P. Thomas and Carol L. Thomas, as tenants by the entirety**, Grantee(s) the following described real property in the County of **KLAMATH** and State of Oregon free of encumbrances except as specifically set forth herein:

The North 120 feet of Lots 75 and 76 of YALTA GARDENS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

The above-described property is free of encumbrances except all those items of record, if any, as of the date of this deed and those shown below, if any:

2007-2008 Real Property Taxes a lien not yet due and payable.

The true and actual consideration for this conveyance is **PURSUANT TO AN IRC 1031 TAX DEFERRED EXCHANGE ON BEHALF OF GRANTOR/GRANTEE.**

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 197.352. THIS INSTRUMENT DOES NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930 AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 197.352.

Dated this 18 day of July 2007

Mary E Nork
Mary E. Nork

State of Oregon

County of KLAMATH

This instrument was acknowledged before me on July 18, 2007 by Mary E. Nork.

MC Daniel
(Notary Public for Oregon)

My commission expires 12/17/09

